



ENVIRONMENTAL & REGULATORY SERVICES
PECFA
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www.commerce.state.wi.us

Scott McCallum, Governor
Philip Edw. Albert, Secretary

Wisconsin Department of Commerce Bureau of PECFA

Bid Document

SECTION 1 - Scope of Work:

The Bureau of PECFA is seeking competitive bids to perform specific additional groundwater monitoring services (**not a bid to closure**) on a petroleum release from a regulated petroleum product storage tank system. The site upon which bids are being solicited is:

Bid Round Number: 23
Comm Number: 53950-9421-10-A
BRRTS Number: 03-29-169983
Site Name: Germantown Junction Store
Site Address: N7010 State Rd. 58, New Lisbon, WI

Project Manager: David Rozeboom, WDNR
Project Manager address: 473 Griffith Ave., Wisconsin Rapids, WI 54494
Project Manager phone: 715-421-7873
Project Manager e-mail address: David.Rozeboom@dnr.state.wi.us

Bid Announcement Date	12/2/02
Questions or requests for information must be submitted in writing and received by:	12/16/02 4:00 PM
Responses to the questions will be posted (and if requested, sent in writing) by:	1/3/03
Bid End Date and Time:	1/17/03 by Noon

The site investigation report and case file information are available for inspection at:

Department of Natural Resources, 473 Griffith Ave., Wisconsin Rapids, WI

Please contact the project manager listed above for an appointment.

Copies of selective case file information can be purchased for the cost of reproduction and handling at the following address:

Quality Plus Printing, Wisconsin Rapids, WI

Phone: 715-423-7440

Fax: 715-424-0581

SECTION 2 - Site Specific Bid Specification Requirements:

A) Project Manager Comments

1) General Comments:

Four registered UST's were removed from the property in 2000. Recent groundwater sampling from the five associated water table monitoring wells indicates low or no detect concentrations for petroleum-related contamination. However, the existing on-site potable well (installed during December 1986) has had multiple PAL exceedences for Benzene (including the latest sample results). The potable well is 125 feet deep with casing to 111 feet.

Reportedly in 1986 a 500-gallon gasoline UST was removed from next to the southwest corner of the Store Building. This area reportedly contained several former USTs that had been removed. Removal of the 500-gallon gasoline UST included excavation and disposal of contaminated soil. The excavation reportedly measured approximately 12 x 20 x 6.5 feet. Free product was present in the excavation and reportedly an estimated 4,500 gallons of contaminated groundwater was removed from the excavation for disposal. Reportedly significant residual soil and/or groundwater contamination remained under the building and parking lot following the excavation activities. No analytical soil or groundwater sampling has been conducted in the area of the removed 500-gallon UST.

Reportedly several former on-site potable wells, which were located east and northeast of the Store Building, were impacted prior to removal of the 500-gallon UST. These wells were subsequently abandoned. These former potable wells may have acted as vertical conduits for contamination to the deep bedrock aquifer.

Site Description

- The Germantown Junction Store site is currently operated as a general store and campground.
- The site is mainly grass and gravel covered.
- Improvements to the property consist of the general store building and a bath house.
- The site is bordered on the south by County Road G and on the west by County Road Q (Hwy 58).
- There is a private residence to the north of the Germantown Junction Store property and a Marina to the south across County Hwy G. There is a gas station to the west across County Hwy Q.
- The currently existing potable well is located approximately 150 feet southeast of the general store building.

Geology/Hydrogeology

- Sandstone bedrock in the area of the potable well is at 111 feet.
- Soil consists sand to 80 feet and sand and gravel to the bedrock surface (Well Constructor's Report).

- Depth to groundwater is 2-3 feet.
- Shallow groundwater flow direction is highly variable

UST Information

- In 2000 four UST's were removed from the site. Two 6,000 gallon unleaded gasoline, one 2,000 gallon unleaded gasoline and one 2,000 gallon diesel tank.
- In 1986 one 500-gallon gasoline UST was removed from beside the southwest corner of the general store building. No analytical soil or groundwater sampling was collected at the time of tank removal. Reportedly other UST's have historically been located in the area of the former 500-gallon UST.
- Currently no UST's are located on site.

Groundwater Contamination

- Groundwater sample analysis indicated the presence of VOC's (benzene and TMB) at concentrations above WAC NR 140 Enforcement Standards or Preventive Action limits (PAL) in one monitoring well (MW-1R) and above the PAL for benzene in the potable well.
- Free product was reportedly observed in the excavation of the former 500-gallon UST next to the building.
- Groundwater contamination is present in bedrock (existing potable well results).

Vapor Migration in the Store Building.

Not a concern at this site

Monitoring Well Network

- All wells have been sampled as recent as August 2001. The potable well was sampled in May 2002.
- The complete monitoring network consists of five water table monitoring wells and one potable well.
- All monitoring wells were constructed with 10-foot screened intervals with screen tops ranging from 2-4 feet bls.

2) The following Environmental Factor(s) were identified in the Site Investigation Report for this site:

- ☐ Documented expansion of the plume margin.
- ☒ Verified contaminant concentrations in a private or public potable well that exceeds the preventive action limit established under ch. 160, Stats..
- ☒ Contamination within bedrock or within 1 meter of bedrock.
- ☐ Petroleum product that is not in the dissolved phase is present with a thickness of .01 feet or more, and verified by more than one sampling event.
- ☐ Documented contamination discharges to a surface water or wetland.

3) Minimum Remedial Requirements:

This is a bid for the following specific workscope of activities listed below. This is not a bid to closure.

- 1) The installation of 10 probes at designated locations (see attached map) for the purpose of vertical groundwater profiling is required. Five groundwater samples shall be taken from each probe location. Groundwater samples shall be taken at 15-foot intervals beginning at the water table with the deepest water sample to be taken at a depth of 60 feet below the water table. If refusal is reached at a depth of less than 60 feet below the water table, a water sample should be taken from the maximum depth of the probe. The two probes closest (northwest and southwest) to the potable well should be advanced to a depth of 75 feet below water table with a water sample taken at 75 feet or at the maximum depth of probe refusal. The probes near MW-1R and MW-4 should not be sampled at the two shallowest intervals (water table and 15 ft below water table) since monitoring well results are available for the shallow aquifer at these locations. Water samples should be analyzed for PVOC's, and in the case of the probe location immediately south of the Store Building (nearest the former 500-gallon UST) the three shallowest groundwater samples shall also be sampled for PAHs.



- 2) Two soil samples should be taken along the perimeter of the excavation that occurred next to the general store building (see attached map). A third soil sample should be taken from underneath the concrete slab on the southwest

corner of the building. Samples should be taken from just above the water table and analyzed for VOC's, PAH's and lead.

- 3) The potable well should be sampled once and analyzed for PVOC's, PAH's and lead.
- 4) Report results of the potable well sample, soil sampling and vertical groundwater profiling. Include a proposal for the location of additional monitoring wells/piezometers, if necessary.

SECTION 3 - Conditions of Bid:

The successful bidder will be the entity that complies with all provisions of the bid specification. In preparing the bid, the bidder must assume compliance with all applicable codes, including but not limited to Comm 46, Comm 47, and NR 700.

The successful bidder will be determined based upon conformance to and competitiveness under the bid protocol. The first determination will be whether the bidder has complied with all provisions of the bid. These bids will be considered responsive. From the responsive bids, the lowest total cost bid will be determined. Claim preparation costs will not be a part of the cost cap established by this bid. These costs (\$500 maximum per claim submittal) are still eligible for PECFA reimbursement and Commerce encourages timely claim submittals at appropriate milestones. Therefore, bidding consultants should not include claim preparation costs in their bid responses.

The successful bid will be available to be viewed at the location identified in Section 1. If two or more bidders tie in the cost comparison, the bid with the lowest consulting cost will be used as the tiebreaker. All bid documents must be signed and sealed by a Professional Engineer, Professional Geologist, Hydrologist or Soil Scientist licensed by the State of Wisconsin Department of Regulation and Licensing.

The Department reserves the right to reject any and all bids that meet any of the following conditions:

- The Department believes the additional investigation activities proposed are not appropriate to the specific geologic setting or contamination.
- From the standpoint of program operations or regulatory responsibility, the Department determines it is in the best interest of the program to not accept any or all bids.

Any proposed technology or methods used in the additional investigation must be allowed for use in the State of Wisconsin and approvable by the Department with jurisdiction (Natural Resources or Commerce).

The name of the successful bidder, bid amount, proposed outcome and supporting documentation will be provided to the site claimant along with instructions to inform the PECFA program in writing of their intent to either:

- Use the lowest identified bidder or
- Use another service provider.

In either case, PECFA reimbursement for the scope of additional investigation activities is capped at the dollar amount of the successful bid.

A successful bid does not mean or guarantee that all costs in a resultant claim are eligible, reasonable, necessary or reimbursable under the PECFA program.

If a bidder fails to comply with a bid provision the bid response will be determined to be non-responsive. If the bid response is responsive, but not the lowest cost service provider with an appropriate approach, it will be determined to be "non-successful." Non-responsive and non-successful bidders will not be individually informed of their failure to achieve compliance with the bid specifications or to be the lowest bidder.

The successful bidder may be required to provide input to, and attend a meeting with the PECFA program and the claimant to explain the bid.

Appeals, by bidders, of decisions regarding complying bids or costs are not allowed, as they do not constitute claimant reimbursement decisions under the PECFA program.

In compliance with this invitation to bid and subject to all conditions thereof, the signatory agrees to the following:

- If the signatory's bid is determined to be successful, the signatory must, within 15 days of the Department's notification, contact the claimant and confirm that they will provide the additional investigation services at the cost described within the Bid Response.
- That for a period of 90 days, starting with the Department's notification to the claimant, the signatory will hold firm their commitment to provide the additional investigation services and prices set forth in the Bid Response.

Failure to abide with the conditions stated above may result in exclusion from future PECFA Public Bidding events.

Questions, answers and interpretations will be considered an amendment of this solicitation. All answers and interpretations shall be in writing from the Program Manager identified in Section 1 of this solicitation. Neither the program nor the Department shall be legally bound by any amendments or interpretations that are not in writing. Bidders are not to contact other personnel located within the Department of Commerce/Bureau of PECFA concerning the site or the bid solicitation between the Bid Announcement Date and Bid Ending Date. After the date by which questions must be submitted by, identified in Section 1, no further questions will be addressed.

A written response will be provided at: <http://www.commerce.state.wi.us/ER/ER-PECFA-SiteBidding.html> (and mailed to all requesters of the bid package who are not able to access the web site, and who therefore request written correspondence from the program contact).

SECTION 4 - Closure Specifications:

There are no closure specifications for this bid.

SECTION 5 - Instructions to Bidders:

By submission of a bid, bidder agrees that during the period following issuance of this solicitation and prior to notification of successful bidder, bidders shall not discuss the bid or bid process except with the program contact designated in this solicitation. Bidders shall not discuss or attempt to negotiate with the claimant, other potential bidders or program staff any aspects of the bid without prior approval of the Project Manager specified. Infractions will result in rejection of the violator's bid and may also result in disqualification of the individual to provide bids and a formal complaint being lodged with the Department of Regulation and Licensing.

The bid submitted shall address all the site specific bid specification requirements identified in Section 2.

If access to the site is necessary for the preparation of a bid, access shall be arranged through the Project Manager. If the Project Manager is not able to arrange site access, this fact will not delay the bid process or negate the comparison and potential selection from among the bids that are submitted. All costs associated with a site visit or preparation of a bid will be the responsibility of the bidder.

The Bid Process must conform to the following:

1. The Bid Response shall address all the site specific bid specification requirements identified in Section 2 and shall indicate concurrence with the workscope of additional site investigation activities indicated in Section 2, and provide a brief timetable to complete the additional investigation activities.
2. The total cost (in dollars) to accomplish the stated additional investigation activities. The costs specified in #4 shall separately identify consulting (non-commodity) costs.
3. The submittal must include an original and two (2) copies of the Bid Response documents signed and sealed by a Professional Engineer, Professional Geologist, Hydrologist or Soil Scientist licensed by the State of Wisconsin. Include the appropriate registration number of the professional license.
4. Bids can not be "faxed" directly to the program. Documents received by fax will not be accepted or considered.
5. Bids, amendments thereto or withdrawal requests must be received by the time advertised for bid opening. It is the bidder's sole responsibility to insure that these documents are received by the contact at the time indicated in this solicitation document.
6. All specifications or descriptive papers provided with the bid submission must include the bidder's telephone number and Commerce number thereon. Identify the name of the consulting firm on the 1st Page of the Bid Response.
7. The Commerce Number must be on the outside of the envelope in which the bid is submitted. The Department assumes no responsibility for unmarked or improperly marked envelopes. All envelopes received showing a bid number will be placed directly under locked security until the date and time of opening. Include only one Bid Response (an original and two (2) copies) per envelope.
8. Correction of errors on the bid form: All prices and notations shall be printed in ink, typewritten or computer printed. Errors shall be crossed out, corrections entered and initialed by the person signing the bid. Erasures or use of correction fluid will be cause for rejection. No bid shall be altered or amended after the time specified for the bid end date.
9. Bidders are not to contact other personnel located within the Department of Commerce/Bureau of PECFA concerning the site or the bid solicitation between the Bid Announcement Date and Bid Ending Date.
10. Any proposed technology or methods used in the additional investigation must be allowed for use in the State of Wisconsin and approvable by the Department with jurisdiction (Natural Resources or Commerce).
11. From the standpoint of program operations or regulatory responsibility, the Department determines it is in the best interest of the program to not accept any or all bids.
12. If bidders consider the bid response to be proprietary information and exempt from disclosure, each part of the Bid Response must clearly marked *CONFIDENTIAL*. If any part is designated as confidential, there must be attached to that part an explanation of how the information is proprietary. The

Department reserves the right to determine whether this information should be exempt from disclosure and no legal action may be brought against the State, Department or its agents for its determination in this regard.

13. The Bid Response must be appropriate to the site geologic setting.
14. Ambiguous bids, which are uncertain as to cost, time or compliance with this solicitation, will be rejected.
15. The Department reserves the right to reject any and all bids, and/or to cancel this solicitation at any time.
16. Each bidder shall fully acquaint itself with conditions relating to the scope and restrictions attending the execution of the work under the conditions of this solicitation. The failure or omission of a bidder to acquaint themselves with existing documented conditions shall in no way relieve any obligation with respect to this bid.
17. All amendments to and interpretations of this solicitation shall be in writing from the Project Manager. Neither the Department nor the program shall be legally bound by any amendment or interpretation that is not in writing.
18. This solicitation is intended to promote competition. If the language, specifications, terms and conditions, or any combination thereof restricts or limits the requirements in this solicitation to a single source, it shall be the responsibility of the interested bidders to notify the program in writing so as to be received five days prior to the opening date. The solicitation may or may not be changed but a review of such notification will be made prior to award.

BID RESPONSE
(1st Page)

Department of Commerce PECFA Program

SITE NAME: Germantown Junction Store
COMMERCE NUMBER: 53950-9421-10
BRRTS NUMBER: 03-29-169983

Submit Bid To Cathy Voges
Department of Commerce PECFA Program
201 W Washington Ave, Madison WI 53703-2790 or
P.O. Box 8044, Madison WI 53708-8044

Bidder Company: _____
Bidder Address: _____

Telephone () - _____
Number:
Fax Number: () - _____
e-mail Address: _____

Bidder: (check one that applies):

_____	Professional Engineer	_____	License #
_____	Professional Geologist	_____	License #
_____	Hydrologist	_____	License #
_____	Soil Scientist	_____	License #

Seal

Signature: _____

I certify that I have the authority to commit my organization or firm to the performance of the bid I have submitted.

Print Name: _____

Title: _____

Total Bid Cost \$ _____

Total Consulting Cost (subpart of Total Bid) \$ _____

Personal information you provide may be used for secondary purposes [Privacy Law, s. 15.04(1)(m)].

BID RESPONSE

(2nd Page)

Department of Commerce PECFA Program

SITE NAME: Germantown Junction Store
COMMERCE NUMBER: 53950-9421-10
BRRTS NUMBER: 03-29-169983

Consulting Firm phone number () ____-____

This response should provide a brief statement indicating concurrence with the workscope of additional activities identified in Section 2., and a brief timetable (outline form) to complete the additional activities. Attach additional pages if necessary. *The Commerce Number and Consulting Firm telephone number must be included on all additional pages.*